

**ORIGINAL**

Attorney or Party Name, Address, Telephone and Fax Number, and CA State Bar Number nU Karen Sue Naylor P.O. Box 504 Santa Ana, CA 92702-0504 Telephone (949) 262-1748 Facsimile (714) 708-3949  Chapter 7 Trustee		FOR COURT USE ONLY <div style="border: 1px solid black; padding: 5px; text-align: center;"><b>FILED</b>  <b>JAN - 6 2006</b>  <small>CLERK U.S. BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA BY</small></div>
<b>UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA</b>		CASE NO.: SA 05-16368 JB
In re: <b>BRIJMOHAN M. GUPTA and URVASHI GUPTA,</b> <div style="text-align: right;">Debtors</div>		

**NOTICE OF SALE OF ESTATE PROPERTY**

<b>Sale Date:</b> February 1, 2006	<b>Time:</b> 2:00 p.m.
<b>Location:</b> 411 West Fourth Street, Courtroom 5B, Santa Ana, California 92701	

Type of Sale: ☒ Public ☐ Private Last date to file objections: January 25, 2006

Description of Property to be Sold: Real property located at 21631 Bogarra, Mission Viejo, California 92692

Terms and Conditions of Sale: Sale is "as is, where is" without any warranties or representations. Any bidder must deposit \$10,000.00 with the Trustee on or before January 30, 2006 at 4:00 p.m. All bids must be cash, non-contingent, and on the same terms and conditions, other than price, as the original offer. The successful bidder shall reimburse the original bidder up to \$500.00 in costs for which proof of expenditures must be submitted. The deposit of the successful bidder is non-refundable unless escrow fails to close due only to the fault of the Trustee.

Proposed Sale Price: \$ 630,000.00

Overbid Procedure (If Any): Initial overbid of \$640,000.00, subsequent overbids in \$1,000.00 increments.  
If property is to be sold free and clear of liens or other interests, list date, time and location of hearing:

Contact Person for Potential Bidders (include name, address, telephone, fax and/or email address):

Clarence Yoshikane  
Prudential California Realty  
2405 McCabe Way  
Irvine, CA 92614  
(949) 794-5724 Fax (949) 553-9799

Date: January 6, 2006